

SNAPSHOT of HOME Program Performance--As of 03/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Cobb County Consortium

State: GA

PJ's Total HOME Allocation Received: \$39,451,224

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):**		
					Group	B	Overall
Program Progress:			PJs in State:	10			
% of Funds Committed	99.63 %	92.96 %	1	91.92 %	99		99
% of Funds Disbursed	90.14 %	82.36 %	1	82.65 %	84		82
Leveraging Ratio for Rental Activities	2.48	3.96	7	4.67	26		32
% of Completed Rental Disbursements to All Rental Commitments***	91.07 %	75.20 %	6	81.09 %	40		39
% of Completed CHDO Disbursements to All CHDO Reservations***	54.15 %	55.50 %	7	68.72 %	21		24
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	86.03 %	66.60 %	3	79.93 %	63		57
% of 0-30% AMI Renters to All Renters***	61.73 %	32.42 %	2	44.94 %	83		79
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	96.65 %	91.39 %	6	94.87 %	33		36
Overall Ranking:			In State:	4 / 10	Nationally:	54	56
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$19,189	\$12,865		\$25,717	358	Units	19.20 %
Homebuyer Unit	\$10,696	\$16,949		\$14,669	1,063	Units	57.10 %
Homeowner-Rehab Unit	\$24,526	\$27,940		\$20,391	309	Units	16.60 %
TBRA Unit	\$4,455	\$1,576		\$3,201	132	Units	7.10 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Cobb County Consortium GA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$30,928	\$77,602	\$24,798
State:*	\$51,055	\$66,073	\$28,893
National:**	\$91,120	\$73,223	\$23,149

CHDO Operating Expenses:
(% of allocation)

PJ:	3.6 %
National Avg:	1.1 %

R.S. Means Cost Index: 0.9

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	22.6	28.3	47.2	12.9	Single/Non-Elderly:	45.8	27.7	14.9	65.2
Black/African American:	67.3	65.3	52.1	83.3	Elderly:	22.1	2.0	56.6	10.6
Asian:	0.0	0.3	0.0	0.0	Related/Single Parent:	19.5	43.8	14.2	18.2
American Indian/Alaska Native:	5.4	1.2	0.0	1.5	Related/Two Parent:	10.0	23.2	11.7	6.1
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	2.6	3.3	2.6	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.1	0.0	0.0					
Black/African American and White:	0.0	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.2	0.0	0.0					
Asian/Pacific Islander:	0.9	0.7	0.0	0.8					
ETHNICITY:									
Hispanic	3.7	3.9	0.6	1.5					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	43.6	17.7	36.6	16.7	Section 8:	45.6	0.6 [#]		
2 Persons:	20.6	25.5	32.0	22.7	HOME TBRA:	1.4			
3 Persons:	22.1	23.5	15.2	25.8	Other:	2.9			
4 Persons:	10.9	17.8	8.1	15.9	No Assistance:	50.1			
5 Persons:	2.6	10.3	4.2	12.1					
6 Persons:	0.3	3.3	3.2	1.5					
7 Persons:	0.0	1.4	0.3	5.3					
8 or more Persons:	0.0	0.5	0.3	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001			56	

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Cobb County Consortium

State: GA

Group Rank: 54
(Percentile)

State Rank: 4 / 10 PJs

Overall Rank: 56
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 71.84%	91.07	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.80%	54.15	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	86.03	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.38%	96.65	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.360	1.93	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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